

CITY OF MCMINNVILLE
MINUTES OF THE DINNER MEETING of the McMinnville City Council
Held at the Civic Hall on Gormley Plaza
McMinnville, Oregon

Tuesday, May 13, 2014 at 6:00 p.m.

Presiding: Rick Olson, Mayor

Recording: Rose A. Lorenzen, Recording Secretary

Councilors:	<u>Present</u>	<u>Excused Absence</u>
	Scott Hill	Alan Ruden
	Kevin Jeffries	Larry Yoder
		Paul May
		Kellie Menke

Also present were City Manager Kent L. Taylor, City Attorney Candace A. Haines, Community Development Director Mike Bisset, Fire Chief Rich Leipfert, Police Chief Ron Noble, Parks and Recreation Director Jay Pearson, Finance Director Marcia Baragary, and a member of the news media, Nicole Montesano of the *News Register*.

DINNER

CALL TO ORDER: Mayor Olson called the meeting to order at 6:24 p.m. and welcomed all in attendance. He briefly reviewed the agenda.

EXECUTIVE SESSION: Pursuant to ORS 192.660(2)(d) to conduct deliberations with persons designated by the governing body to carry on labor negotiations and ORS 192.660(2)(e) to conduct deliberations with persons designated by the governing body to negotiate real property transactions, Mayor Olson called the Executive Session to order. He advised that the first subject of the Executive Session would be the discussion regarding labor negotiations. He cautioned all about the limitations regarding Executive Sessions.

Police Chief Noble gave a brief report on the manner in which the negotiations with the Police Association had been conducted. Following a brief question and answer period, Police Chief Noble stated that a resolution had been prepared that would ratify the contract between the City and the McMinnville Police Association. That resolution would be presented during the Regular Meeting.

Mayor Olson moved the Executive Session into deliberations with persons designated by the governing body to negotiate real property transactions (ORS 192.660(2)(e)). Councilor Ruden advised that because he had an actual conflict of interest in this matter, he would excuse himself. He left the room.

Parks and Recreation Director Pearson updated the City Council on a potential park land purchase. He noted that this would be the last purchase of park land from the Park bond. Following Mr. Pearson's update, the Council, by consensus gave staff authority to move forward in the negotiations.

Mayor Olson closed the Executive Session at 6:53 p.m.

ADJOURNMENT: Mayor Olson adjourned the Dinner Meeting at 6:54 p.m.

Rose A. Lorenzen, Recording Secretary.

CITY OF MCMINNVILLE
MINUTES OF REGULAR MEETING of the McMinnville City Council
Held at the Civic Hall on Gormley Plaza
McMinnville, Oregon

Tuesday, May 13, 2014 at 7:00 p.m.

Presiding: Rick Olson, Mayor

Recording: Rose A. Lorenzen, Recording Secretary

Councilors: Present Excused Absence

Scott Hill	Paul May (by telephone)
Kevin Jeffries	Alan Ruden
Larry Yoder	Kellie Menke

Also present were City Manager Kent L. Taylor, City Attorney Candace A. Haines, Community Development Director Mike Bisset, Fire Chief Rich Leipfert, Finance Director Marcia Baragary, Police Chief Ron Noble, Police Captain Dennis Marks, and a member of the news media, Nicole Montesano of the *News Register*.

AGENDA ITEM

CALL TO ORDER: Mayor Olson called the meeting to order at 7:00 p.m. and welcomed those in attendance.

PLEDGE OF ALLEGIANCE: Councilor Hill led in the recitation of the Pledge of Allegiance.

INVITATION TO CITIZENS FOR PUBLIC COMMENT: Stan Primozech, 475 NW Mt. Bachelor, spoke to the Council and advised that if elected to the position of Yamhill County Commissioner, he would be a very strong advocate of the City and would strive to work in alliance with the City.

Mark Davis, 652 SE Washington spoke to the Council about an upcoming meeting at Duniway Middle School regarding homelessness in the community. He stated that he hoped the City Council would be supportive of what comes from the meeting and become involved in some way.

1 PROCLAMATIONS

1 a NATIONAL PUBLIC WORKS WEEK: Mayor Olson recognized Community Development Director Bisset and asked him to come forward. Mayor Olson read the National Public Works Week proclamation into the record. Mr. Bisset thanked the Mayor and invited him and the City Council to the Public Works' upcoming barbecue at Discovery Meadows Park.

2 b NATIONAL POLICE WEEK: Mayor Olson asked Police Chief Noble, Captain Marks, and Sergeants Sandoval and Willis to come forward. Mayor Olson read the National Police Week proclamation into the records. He thanked the entire department for dedicated service to the community.

SPECIAL PRESENTATION: Police Chief Noble asked Matthew Bellinger and Jerry Trimble to come forward. He explained that he wanted to take a moment of the Council's time to acknowledge and thank the two gentlemen for their assistance on the afternoon of May 7th. He advised that the Police Department had responded to a Missing Person call out by the airport. Staff had contacted Jerry Trimble Helicopters to ask them for assistance. Their willingness to take the time to help the Department in its search saved many hours of time and also saved the missing individual's life. He explained that this was a wonderful example of how people can make a difference. He thanked each of the gentlemen and gave them each a Police Medal. He also pointed out that Mr. Bellinger is a member of the Montana National Guard and Chief Noble thanked him for his military service.

2 PUBLIC HEARING

2 a 7:00 P.M. PUBLIC HEARING - REGARDING THE REQUEST TO VACATE RIVERSIDE COURT NORTH OF RIVERSIDE DRIVE: Mayor Olson advised that this public hearing had been rescheduled to the City Council's June 10, 2014 meeting.

3 OLD BUSINESS

3 a CITY COUNCIL 2014 GOALS AND OBJECTIVES QUARTERLY PROGRESS REPORT: City Manager Taylor reported that after the Council met in January for its annual Goals and Objectives session, they formally adopted the 2014 City Council Goals and Objectives at the January 28, 2014 meeting. The goals and objectives focus on key initiatives and projects. While some of them are straight forward, others require several years' worth of attention. He referred to the update in the Council's packet and advised that the

italicized print is staff's work to date. He pointed out that significant progress had been made on most of the items.

Mayor Olson and the Council thanked Mr. Taylor and staff for the excellent progress made to date.

4

NEW BUSINESS

4 a

PRESENTATION BY FINANCIAL CONSULTANT KIEU-OANH NGUYEN OF THE WESTERN FINANCIAL GROUP REGARDING FINANCING OF NEW FIRE TRUCKS: Mayor Olson advised that Councilor May was present via the telephone and was able to listen to the discussion and could participate in the vote of the accompanying resolution, thereby creating a quorum.

Councilor Hill stated for the record that he was employed by Key Bank, N.A., and because of his association with the bank, he felt it was appropriate for him to stand away from any part of the discussion. He noted that he believed the matter could involve an actual conflict of interest. Councilor Hill stepped away from the dais.

Fire Chief Leipfert reminded the Council that at the April 22, 2014 City Council meeting, staff had requested permission to move forward on the purchase of fire equipment. At that time, the projections for a ladder truck and an engine were brought forward. Starting before and continuing after that time, more research was completed regarding the ladder truck and the attributes of a "platform" vs. a "stick" at the top of the ladder. Staff feels that the platform has many more safety factors and is much more useable. Until recently, however, it was not believed that the ladder truck with a platform could fit into the station. A solution to that problem has been determined. He advised that it would be possible to lower the ramp into the building which would add additional overhead for vehicles the size of the platform ladder truck. He noted that because they have found a way to manage the size of the ladder truck, staff is requesting additional funds for the cost associated with the platform ladder truck - from \$1.2 to \$1.3 million for the entire package.

Kieu Oanh Nguyen stated that she is a partner in Western Financial Group and the Group had been asked to look at funding options for the purchase of the fire vehicles. She advised that their research was complete. Ms. Nguyen explained that the City expects to pay the debt service on the loan through property taxes and will keep the debt service to approximately \$115,000 annually. Because of the small amount to be financed, Western Financial Group believed the best approach is to place the loan through a bank. A 10-year fixed rate financing proposal had been received from two banks - Columbia Bank and Key Bank. She compared the two proposals and advised that the proposal from Key Bank was more advantageous to the City. The rate,

the amortization, and the fees charged were all lower than that offered by Columbia Bank. She advised that it was Western Financial Group's recommendation to place the loan with Key Bank.

Responding to Councilor Jeffries' inquiry, Ms. Nguyen stated that Western Financial Group had reached out to other banks, including Bank of America and Wells Fargo Bank; however, they were not interested in submitting a proposal because of the small loan size. She further explained that the municipal finance business is very particular and small, local banks and credit unions are usually not equipped to provide municipal financing.

Mayor Olson thanked Ms. Nguyen for her presentation and advised that since Councilor May was on the telephone, the Council would vote on the associated resolution at this time.

Councilor Yoder MOVED to adopt Resolution No. 2014-10 authorizing a full faith and credit borrowing and related matters; SECONDED by Councilor Jeffries. Motion PASSED unanimously.

4 b

PRESENTATION BY CHRIS McLAREN REGARDING A BRONZE WORLD WAR II MEMORIAL - A STATUE OF LEONARD DeWITT BY SCULPTOR CHAD CASWELL: Mayor Olson welcomed Chris McLaren who gave a brief slide show presentation on the Leonard DeWitt sculpture. He read from prepared script about his knowledge of Mr. DeWitt and Yamhill County's lack of a World War II statue honoring the service and sacrifice of its World War II veterans. He explained that both Chad Caswell and his father, Rip, were motivated by the not-for-profit group called Recognizing Excellence and Leadership (R.E.A.L.) HEROES and the manner by which the group came together to raise money to create a World War II statue of Mr. DeWitt, in honor of Yamhill County's Oregon National Guard, 41st Division.

Chad Caswell, with mentoring by his father, sculpted the statue of Mr. DeWitt and they assisted in keeping the price for the statue low. Mr. McLaren stated that R.E.A.L. Heroes has raised closed to \$5,000 and they anticipate raising another \$3,000 to \$4,000 at the July 5th National Guard Patriotic Salute baseball game. He added that with generous contributions from Yamhill County and Oregon Mutual Insurance, the group is in need of the final \$8,500 which would be used to bronze the statue. He asked the City for a contribution to the Leonard DeWitt statue.

During discussion of the topic, each of the City Councilors expressed support for the project. Councilor Hill suggested that the project be expedited and included in the discussion at the Budget Committee Meeting on May 14, 2014.

Mr. McLaren thanked the Mayor and Council for their support of this important project.

4 c

REQUEST FOR A NOISE PERMIT BY THE OREGON CRUSADERS: City Attorney Haines advised that a copy of the Oregon Crusaders' request for a noise permit was at each of the Councilor's places. They took a moment to review the request.

Mayor Olson stated that he believed that the Wortman Stadium would be a good location for the event, especially during the summer time. Additionally, the event would conclude by 10:00 p.m.

Michael Quillen, Executive Director of the Oregon Crusaders, was in attendance and came forward to provide information on the event. He explained that the Oregon Crusaders, a non-profit, performance art group, includes students aged 14 to 21 years of age that tours and competes nationally with other drum and bugle corps organizations. The top groups are world class performers. He explained that the show, scheduled for July 3, 2014 would begin at 7:00 p.m. and each group would perform a 12 minute show. During intermission two of the groups would engage in a "Drumline Battle." He reiterated that the show would conclude by 10:00 p.m.

Mr. Quillen advised that they have discovered a great deal of support for bringing this unique and entertaining event to McMinnville. They plan to notify the surrounding neighbors, either in person or with a flyer about the event.

Mayor Olson, following discussion of the event and consensus by the Council, directed City Attorney Haines to draft a letter of approval to the Oregon Crusaders. He urged her to include a provision for the noise to conclude by 10:00 p.m., and to outline Council concerns regarding the neighbors.

5

RESOLUTIONS

5 a

AUTHORIZING THE APPROVAL OF A COOPERATIVE FUND EXCHANGE AGREEMENT BETWEEN THE CITY OF McMINNVILLE AND OREGON DEPARTMENT OF TRANSPORTATION (ODOT) KNOWN AS 2014 FUND EXCHANGE AGREEMENT, NO. 29,991: Community Development Director Bisset referenced his memorandum in the Council's packets and advised that he would answer any questions the Council might have.

Councilor Hill MOVED to adopt Resolution No. 2014-11 authorizing the approval of a cooperative fund exchange agreement between the City of McMinnville and Oregon Department of Transportation (ODOT) known as 2014 Fund Exchange Agreement, No. 29,991; SECONDED by Councilor Ruden. Motion PASSED unanimously.

5 c

REVOKING RESOLUTION NO. 2014-8, AND INITIATING THE PROCEEDINGS AND SETTING A DATE AND TIME FOR A PUBLIC

HEARING TO VACATE RIVERSIDE COURT NORTH OF RIVERSIDE DRIVE: Community Development Director Bisset referenced his memorandum in the Council packet and advised that, in summary in matters regarding street and road vacations, statutes require the City to public notice for two consecutive weeks. He explained that the first notice must be published at least 14 days prior to the public hearing. He stated that because the notice requirements had not been met, staff and the applicant agreed it was in the City's and the applicant's best interests to not hold the public hearing, originally scheduled for this meeting and to issue a new resolution and notice.

Councilor Ruden MOVED to adopt Resolution No. 2014-12 revoking Resolution No. 2014-8, and initiating the proceedings and setting a date and time for a public hearing to vacate Riverside Court north of Riverside Drive (RV 1-14); SECONDED by Councilor Yoder. Motion PASSED unanimously.

- 5 d. RATIFYING A COLLECTIVE BARGAINING AGREEMENT BETWEEN THE CITY OF MCMINNVILLE AND THE MCMINNVILLE POLICE ASSOCIATION (MPA): Mayor Olson noted that the subject of this resolution had been discussed during the Executive Session earlier in the evening.

Councilor Jeffries MOVED to adopt Resolution No. 2014-13 ratifying a collective bargaining agreement between the City of McMinnville and the McMinnville Police Association (MPA); SECONDED by Councilor Ruden. Motion PASSED unanimously.

6. ADVICE / INFORMATION ITEMS

- 6 a. REPORTS FROM COUNCILORS ON COMMITTEE AND BOARD ASSIGNMENTS: Each Councilor present gave a brief report.

- 6 b. DEPARTMENT HEAD REPORTS: Each Department Head present gave a brief report.

7. ADJOURNMENT: Mayor Olson adjourned the meeting at 8:31 p.m.

Rose A. Lorenzen, Recording Secretary